

# Townhouse in Nueva Andalucía

Price € 849,900

Bedrooms	3
Bathrooms	2.5
Build Size	163 m <sup>2</sup>
Terrace	50 m <sup>2</sup>
Plot Size	213 m <sup>2</sup>

## SETTING

- ✓ Close To Golf
- ✓ Close To Town
- ✓ Close To Shops
- ✓ Close To Schools
- ✓ Close To Sea
- ✓ Urbanisation

## ORIENTATION

- ✓ East
- ✓ West

## CONDITION

- ✓ Renovation Required

## POOL

- ✓ Communal

## CLIMATE CONTROL

- ✓ Air Conditioning
- ✓ U/F/H Bathrooms
- ✓ Hot A/C
- ✓ Cold A/C

## VIEWS

- ✓ Garden
- ✓ Pool
- ✓ Urban

## FEATURES

- ✓ Covered Terrace
- ✓ WiFi
- ✓ Marble Flooring
- ✓ Fiber Optic
- ✓ Near Transport
- ✓ Storage Room
- ✓ Barbeque
- ✓ Private Terrace
- ✓ Utility Room
- ✓ Double Glazing

## FURNITURE

- ✓ Not Furnished

## KITCHEN

- ✓ Not Fitted

## GARDEN

- ✓ Communal
- ✓ Private

## SECURITY

- ✓ Gated Complex
- ✓ Alarm System

## **PARKING**

- ✓ Underground

## **UTILITIES**

- ✓ Electricity
- ✓ Drinkable Water

## **CATEGORY**

- ✓ Investment
  - ✓ Resale
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### Unique Investment Opportunity — Townhouse Ready for Renovation in Azalea Beach

Located within the prestigious community of Azalea Beach, this property represents a rare opportunity to create a bespoke home in one of the Costa del Sol's most desirable coastal locations.

The townhouse features 3 bedrooms, 2 bathrooms, a guest toilet, underground parking, and a total built area of 163 m<sup>2</sup>. A private 50 m<sup>2</sup> garden and terrace connect beautifully with the well-maintained communal gardens and two swimming pools, creating a peaceful and inviting outdoor environment.

The property is currently in shell condition, with the renovation process already started, giving the new owner complete freedom to finish and design the home according to their own style and preferences.

One of the standout features is the spacious attic level, offering excellent potential to be transformed into a luxurious master suite, guest apartment, or additional living area.

The rear of the property enjoys a south-east orientation, allowing for pleasant morning and early afternoon sun on the terrace and garden. The front faces south-west and offers lovely sea views from a charming Juliette balcony — the perfect spot to enjoy the evening light.

Ideally located just a 5-minute walk from the beach, the property is surrounded by a wide selection of restaurants and beach clubs. It sits perfectly between San Pedro de Alcántara and Puerto Banús, both within walking distance.

Set within a small and peaceful urbanisation, the home offers both privacy and proximity to all amenities.

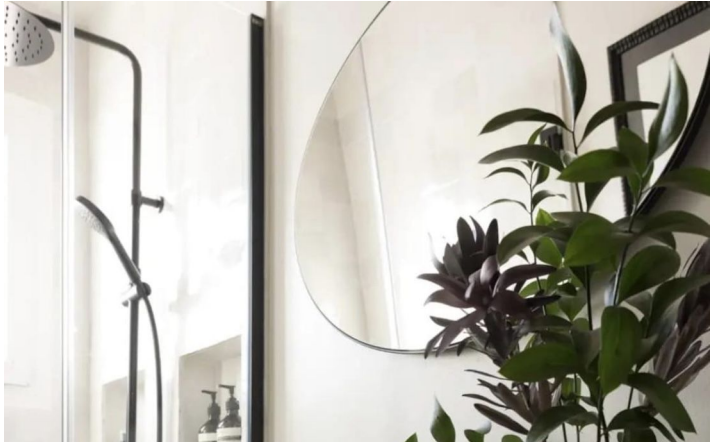
One underground parking space is included, with the option to purchase a second parking space.

An exceptional opportunity for investors or buyers looking to create a tailor-made home in one of the most sought-after areas of the Costa del Sol.

[View Property Online](#)

# GALLERY









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